

TEXAS AVENUE CORRIDOR STUDY
PROPERTY INVENTORY SURVEY FORM

Property ID: R33358

18/19

Property Information

property address: 410 LAWRENCE

legal description: MITCHELL-LAWRENCE-CAVITT, BLOCK 2, LOT 14

owner name/address: MCMILLAN, PAUL U, Jr.
57 ROCK RIDGE RD
FAIRFIELD, CT 06824-2247

full business name:

land use category:

type of business:

current zoning:

occupancy status:

lot area (square feet):

frontage along Texas Avenue (feet):

lot depth (feet):

sq. footage of building:

property conforms to: ☒ min. lot area standards ☒ min. lot depth standards ☒ min. lot width standards

Improvements

of buildings:

building height (feet):

of stories:

type of buildings (specify):

building/site condition:

buildings conform to minimum building setbacks: ☒ yes ☐ no (if no, specify)

approximate construction date: 1948 accessible to the public: ☐ yes ☒ no

possible historic resource: ☐ yes ☒ no

sidewalks along Texas Avenue: ☐ yes ☒ no

other improvements: ☐ yes ☒ no (specify)

(pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

☐ yes ☒ no

☐ dilapidated ☐ abandoned ☐ in-use

of signs:

type/material of sign:

overall condition (specify):

removal of any dilapidated signs suggested? ☐ yes ☐ no (specify)

Off-street Parking

improved: ☒ yes ☐ no

parking spaces striped: ☐ yes ☒ no

of available off-street spaces: 2

lot type: ☐ asphalt ☒ concrete ☐ other

space sizes:

sufficient off-street parking for existing land use: ☒ yes ☐ no

overall condition: 2 Lane Drive

end islands or bay dividers: ☐ yes ☒ no

landscaped islands: ☐ yes ☒ no

Curb Cuts on Texas Avenue

how many: _____ curb types: ☐ standard curbs ☐ curb ramps curb cut closure(s) suggested? ☐ yes ☐ no
if yes, which ones: _____

meet adjacent separation requirements: ☐ yes ☐ no meet opposite separation requirements: ☐ yes ☐ no

Landscaping

☒ yes ☐ no (if none is present) is there room for landscaping on the property? ☐ yes ☐ no

comments: trees

Outside Storage

☐ yes ☒ no (specify) _____
(Type of merchandise/material/equipment stored)

dumpsters present: ☐ yes ☒ no are dumpsters enclosed: ☐ yes ☒ no

Miscellaneous

is the property adjoined by a residential use or a residential zoning district?

☒ yes ☐ no (circle one) residential use residential zoning district

is the property developable when required buffers are observed? ☒ yes ☐ no

if not developable to current standards, what could help make this a developable property?

accessible to alley: ☐ yes ☒ no

Other Comments:

